




## **TOWNSHIP BOARD AGENDA**

DATE: WEDNESDAY, SEPTEMBER 14<sup>TH</sup>, 2005  
TIME 7:00 P.M.  
LOCATION: MACOMB TOWNSHIP MEETING CHAMBERS  
54111 BROUGHTON ROAD, MACOMB, MI 48042



Call Meeting to Order

PLEDGE OF ALLEGIANCE





1. Roll Call
2. Approval of Agenda Items (*With any corrections*)
3. Approval of both Bill Runs
4.  Approval of the August 24, 2005 previous Meeting Minutes
5. CONSENT AGENDA ITEMS:
  - 5a.  Clerks Department:
    1. Landscape Bond Return; Sec. 22; Wingate Subdivision
    2. Wall Sign Bond Return; Sec. 20; The Blend
    3. Wall Sign Bond Return; Sec. 29; Yummy Town
    4. Release of As-Built Bond; Sec. 26; Hidden Meadows South Subdivision
    5. Release of Site Plan Bond; Sec. 20; Schoolhouse Montessori
    6. Release of Site Plan Bond; Sec. 18; Quadrate Corporate Park, Lots 15 & 16
    7. Release of Site Plan Bond; Sec. 33; Windemere Office Building
    8. Ground Sign Bond Return; Sec. 05; Country Club Village of the N Park A
    9. Ground Sign Bond Return; Sec. 05; Country Club Village of the N Lot 1
    10. Ground Sign Bond Return; Sec. 05; Country Club Village of the N Lot 251
    11. Underground Utilities Bond Release; Sec. 27; Brittany Farms Subdivision
  - 5b.  Water & Sewer Department:
    1. Easement Encroachment Agreement; Lot 23 Parkview Commons Sub.
    2. Easement Encroachment Agreement; Lot 195, Bayberry Park Subdivision.
    3. Easement Encroachment Agreement, Lot 281 Villa Rosa Subdivision.

6. PUBLIC COMMENTS (Non Agenda items only - 3 minute time limit)








**PUBLIC HEARING:**

7.  **Industrial Facilities Exemption Certificate; Majestic Industrial Building;** Located on the south side of Hallmark Drive and approximately 460 feet east of Hayes Road; Majestic Industrial, Petitioner. Permanent Parcel No. 08-18-300-029.
8.  **Industrial Facilities Exemption Certificate; Baker Machining and Mold Technologies (Lots 8 & 9) of the Macomb Corporate Center;** Located on the south side of Enterprise Drive, east of Corporate Drive. Baker Machining and Mold Technologies, Petitioner. Permanent Parcel No. 08-20-104-005





**PLANNING COMMISSION:**

9.  **Rezoning; Agricultural (AG) to Light Industrial (M1);** Located on the south side of 23 Mile, approximately 1052 feet east of future Garfield Road; Mark Rathbone, Petitioner. Permanent Parcel No. 08-20-100-012.
10.  **Rezoning; Heavy Industrial (M2) to Light Industrial (M1);** Located on the southeast corner of 23 Mile Road and Corporate Drive; Mark Rathbone, Petitioner. Permanent Parcel No. 08-20-103-001.
11.  **Rezoning; Heavy Industrial (M2) to Light Industrial (M1);** Located on the west side of Corporate Drive, approximately 300 feet south of 23 Mile Road; Mark Rathbone, Petitioner. Permanent Parcel No. 08-20-103-002.
12.  **Rezoning; Residential, One Family Suburban (R-1-S) to Residential, One Family Urban (R-1);** Located on the south side of 23 Mile Road, approximately ¼ mile west of North Avenue; RCM Land Company, LLC, Petitioner. Permanent Parcel Nos. 08-23-201-004, 08-23-251-002 and 08-23-251-003.





**PLANNING COMMISSION: Continued**

13.  **Revised Preliminary Plan; Macomb Town Center South;** Located on the northeast corner of 24 Mile Road and future Luchtman Road. Polaris Enterprises, Petitioner. Permanent Parcel No. 08-09-300-014
14.  **Revised Final Plan; Macomb Town Center South;** Located on the northeast corner of 24 Mile Road and future Luchtman Road. Polaris Enterprises, Petitioner. Permanent Parcel No. 08-09-300-014
15.  **Temporary Ground Sign; Macomb Town Center South;** Located on the northeast corner of 24 Mile Road and future Luchtman Road. Terri Irvine, Petitioner. Permanent Parcel No. 08-09-300-014
16.  **Extension of Time; Tentative Preliminary Plat; Pine Valley Subdivision;** Located on the east side of Luchtman Road approximately ¼ mile south of 26 Mile Road; Northern Macomb Development, Petitioner. Permanent Parcel No. 08-04-100-034 **(Expires August 25, 2005)**
17.  **Final Preliminary Plat; Pine Valley Subdivision;** Located on the east side of Luchtman Road approximately ¼ mile south of 26 Mile Road; Northern Macomb Development, Petitioner. Permanent Parcel No. 08-04-100-034
18.  **Rezoning; Agricultural (AG) to Residential, One-Family Urban (R-1);** Located on the north side of 22 Mile Road, ½ mile west of Romeo Plank Road; Macomb Township, Petitioner. Permanent Parcel No. 08-20-451-006.
19.  **Rezoning; Agricultural (AG) to Residential, One-Family Urban (R-1);** Located on the south side of 22 Mile Road, ½ mile west of Romeo Plank Road; Macomb Township, Petitioner. Permanent Parcel No. 08-29-100-030.






**PLANNING COMMISSION: Continued**

20.  **Rezoning; Agricultural (AG) to Residential, One-Family Urban (R-1);** Located on the south side of 22 Mile Road, ½ mile west of Romeo Plank Road; Macomb Township, Petitioner. Permanent Parcel No. 08-29-100-031.
21.  **Rezoning; Agricultural (AG) to Residential, One-Family Urban (R-1);** Located on the south side of 22 Mile Road, approximately ½ mile west of Romeo Plank Road; Macomb Township, Petitioner. Permanent Parcel No. 08-29-201-004.
22.  **Rezoning; Agricultural (AG) to Residential, One-Family Urban (R-1);** Located on the south side of 22 Mile Road, approximately ½ mile west of Romeo Plank; Macomb Township, Petitioner. Permanent Parcel No. 08-29-201-009.
23.  **Rezoning; Agricultural (AG) to Residential, One-Family Urban (R-1);** Located on the south side of 22 Mile Road, approximately ½ mile west of Romeo Plank Road; Macomb Township, Petitioner. Permanent Parcel No. 08-29-201-011.


**OLD BUSINESS:**

24.  Building Authority Re-Appointment
25.  **Release of Site Plan Bond; Seneca Middle School;** Located on the northeast corner of 21 Mile Road and Heydenreich Road. Chippewa Valley School District, Petitioner. Permanent Parcel No. 08-27-300-011
26.  **Release of Site Plan Bond; Sec. 20; Highland Hills Condominiums (Phase III);** Located on the west side of Romeo Plank Road, ½ mile south of 23 Mile Road; Lombardo Companies, Petitioner. Permanent Parcel No. 08-20-426-006
27.  **Revoke Site Plan Bond; Hunters Pond/ Westcreek Estates Condominiums;** Located on the south side of 24 Mile Road and east of Hayes Road. Macomb Township, Petitioner. Permanent Parcel Nos. 08-18-100-027 & 08-18-100-008

**NEW BUSINESS:**

28.  **Liquor License Pre-Qualification Application; Baker's Square;**  
Located on the northeast corner of 21 Mile Road and Hayes Road (excluding the immediate corner); Gary Burke, Petitioner. Permanent Parcel No. 08-30-354-024 (Address: 47250 Hayes Road)
29.  **Liquor License Pre-Qualification Application; McDonalds of Macomb;** Located on the southeast corner of 23 Mile Road and Card Road (except the immediate corner); McDonald's of Macomb, LLC. Permanent Parcel No. 08-23-100-029. (21940 23 Mile Road)
30.  **Request to Adopt Resolution No. 1; Special Assessment District; Retention Basin; Legacy Farms Subdivision No. 2;** Located on the west side of Fairchild, approximately ¼ mile north of 22 Mile Road; Classic Development, Petitioner. Permanent Parcel No. 08-24-401-004. (Public Hearing Date: 10-12-05)
31.  **Request to approve contract for Street Lighting; Lake Arrowhead Site Condominiums (Phase I);** Located on the east side of Card Road approximately ½ mile north of 21 Mile Road; Christopher Cousino, Petitioner. Permanent Parcel No. 08-26-100-006
32.  **Request of Engineering Variance; Chippewa Valley School (Sequoyah Elementary);** Located on the south side of 24 Mile Road, east of Romeo Plank Road. Chippewa Valley Schools, Petitioner. Permanent Parcel No. 08-17-226-004

**OLD BUSINESS:**

33.  Request to authorize the Township Attorney to defend Lee v Township of Macomb





**BROADCAST MEDIA DEPARTMENT:**

34.  Request to approve professional installation of Playback Center

**BUILDING DEPARTMENT:**

35.  Plumbing Inspector Fall Conference Request



**HUMAN RESOURCE DEPARTMENT:**

36.  Resolution Restating Benefits for the Township Supervisor, Clerk, Treasurer and Trustees
37.  Request to Hire three (3) Sergeants for the Fire Department
38.  Commemorative Plaques for Township Buildings:
- Town Hall Building
  - Recreation Center
  - Fire Station III and IV
  - Waldenburg Park
  - Macomb Corners Park
39.  Request(s) for Leave of Absence


**PARKS AND RECREATION DEPARTMENT:**

40.  Yearly Fee for Telephone Maintenance Contract

**WATER & SEWER DEPARTMENT:**

41.  Pedestrian Pathway Easement, Victory Nissan Development
42.  Stormwater Education Program, Clinton River Watershed Council

**BOARD COMMENTS:**

43. Supervisor Comments:  
A.  SEMCOG Information
44. Clerk Comments:
45. Treasurer Comments:

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**BOARD COMMENTS:** *Continued*

46. Trustees Comments:

**EXECUTIVE SESSION:**

47. Sorrento v Township of Macomb

48. Romeo Plank Investments LLC v Macomb Township

49. Landscapesource.com

**ADJOURNMENT:**

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Michael D. Koehs, CMC  
Macomb Township Clerk  
MDK/ gmb